

OFFICE OF THE ZONING COMMISSIONER
 100 BALTIMORE AVENUE, SUITE 100
 BALTIMORE, MARYLAND 21201
 TELEPHONE: 778-1000
 FAX: 778-1001

PETITION FOR RESIDENTIAL VARIANCE
 The Petitioners request a variance from Section 400.3 of the Baltimore County Zoning Regulations to permit an accessory building (storage building) with a height of 26 feet in lieu of the maximum permitted 15 feet in accordance with Petitioner's Exhibit 1.

The Petitioners or family filed their request through the administrative variance process. However, the adjoining property owner, Mrs. Susan Callaghan, Dr., requested that a public hearing be held to determine the appropriateness of the relief requested.

At the hearing, Robert Frey, appeared and testified. Numerous residents of the area appeared as protestants in the matter, including Mrs. Callaghan, Vice President of the community association.

Testimony indicated that the subject property, known as 1210 Stevenson Lane, consists of 1.77 acres zoned D.R. 2 and is improved with a single family dwelling. The Petitioners are desirous of reassembling a barn from barn on the property in the area depicted on Petitioner's Exhibit 1 for use as a storage garage. The Petitioners had indicated on the petition filed that the structural members of the subject barn could not be changed and that due to the fact that the existing dwelling had no attic and its basement was subject to dampness and water leakage, the

proposed accessory structure was needed to provide adequate storage space. Testimony at the hearing indicated that Mr. Frey had met and discussed his plans with several of his neighbors prior to the hearing and that an agreement had been reached concerning a modification to the relief requested. Mr. Frey then modified his request at the hearing and asked for a height variance of 11 feet for the subject accessory building.

Mrs. Callaghan appeared and testified on behalf of herself and the community association. Mrs. Callaghan testified that the Protestants would support the modified relief of 18 feet provided that said accessory building will be erected in the location depicted on Petitioner's Exhibit 1 and construction will take no longer than 7 weeks from beginning to end as agreed to between Mr. Frey and his neighbors.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the petitioner and his property. *McLean v. Soley*, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioner must meet the following:

- 1) whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
- 2) whether the grant would do substantial injustice to applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give substantial relief; and
- 3) whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md. App. 28 (1974).

It is clear from the testimony that if the variance is granted, such use as proposed would not be contrary to the spirit of the B.C.Z.R.

ORDER RECEIVED FOR FILING
 Date 11/22/91
 By [Signature]

PETITION FOR RESIDENTIAL VARIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

92-179-A

The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, petition for a Variance from Section 400.3 To allow an accessory building (storage building) with a height of 26 feet in lieu of the required 15 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (Indicate hardship or practical difficulty)

The proposed storage garage is an existing 70 foot high barn which will be reassembled on the site. The structural members cannot be changed. The left is needed for storage at the basement of the dwelling is impractical due to dampness and water leakage. The dwelling has no attic. Property is to be advertised and/or posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above Variance posting and, if necessary, advertising, upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this petition.

Applicant Information:
 Name: Robert P. Frey
 Address: 1210 Stevenson Lane, Towson, Maryland 21284
 Telephone: 945-4404

Legal Owner(s):
 Name: Robert P. Frey
 Signature: [Signature]
 Name: Melissa M. Frey
 Signature: [Signature]
 Name: Melissa H. Frey
 Signature: [Signature]

Witness:
 Name: Robert P. Frey
 Address: 1210 Stevenson Lane
 Date: October 16, 1991

DEPOSED by the Zoning Commissioner of Baltimore County, this 17 day of OCT, 1991, that the above copy of this petition is posted on the property as or before the 03 day of NOV, 1991.

RECORDS DEPARTMENT OF BALTIMORE COUNTY

A PUBLIC VARIANCE HEARING RECOMMENDING ACTION SHALL BE HELD.

IF IT IS DETERMINED BY THE ZONING COMMISSIONER OF BALTIMORE COUNTY, THIS _____ day of _____, 19____, that the relief requested in this petition is appropriate, as required by the Zoning Law of Baltimore County, the appropriate zoning regulations and restrictions shall be amended. This petition shall be posted on the property as or before the _____ day of _____, 19____, to allow the public notice required by the Zoning Regulations of Baltimore County.

ORDER RECEIVED FOR FILING

Date _____
 By _____

and would not result in substantial detriment to the public health, safety, and general welfare.

Pursuant to the advertisement, posting of the property, and public hearing on this petition held, and for the reasons given above, the variance requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this _____ day of January, 1992 that the Petition for Zoning Variance from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory building (storage building) with a height of 18 feet in lieu of the maximum permitted 15 feet in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.
- 2) Within thirty (30) days of the date of this Order and prior to the issuance of any building permits, Petitioners shall submit a revised site plan to the Zoning Commissioner's Office incorporating the modified relief granted herein.
- 3) The Petitioners shall construct said accessory building, which shall be no higher than 18 feet at its peak, in the location shown on Petitioner's Exhibit 1.
- 4) The Petitioners shall be permitted a period of construction of seven (7) weeks from commencement to completion in which to erect the subject accessory building.
- 5) Petitioners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartments. The storage garage (or barn) shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.

ORDER RECEIVED FOR FILING
 Date 11/22/91
 By [Signature]

AFFIDAVIT

IN SUPPORT OF RESIDENTIAL ZONING VARIANCE

92-179-A

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 1210 Stevenson Lane, Towson, Md. 21284 (Address)

That based upon personal knowledge, the following are the facts upon which I/we base the request for a Residential Zoning Variance at the above address (Indicate hardship or practical difficulty)

We would like to disassemble and reassemble an existing timber frame or pit and beam structure. Because of the joining (mortise and tenon), the height of the structure can not be changed.

That Affiant(s) acknowledge(s) that if protest is filed, Affiant(s) will be required to pay a reporting and advertising fee and may be required to provide additional information.

[Signature] AFFIRANT (Handwritten Signature)
 [Signature] AFFIRANT (Printed Name)
 [Signature] AFFIRANT (Printed Name)

SWORN OF MARYLAND, COUNTY OF BALTIMORE, to wit:
 I, ROBERT FREY, this 16th day of October, 1991, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Robert P. Frey and Melissa M. Frey

the Affiant(s) herein, personally known or satisfactorily identified to me as each Affiant(s), and each each in due form of law that the contents and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.
 October 16, 1991
 [Signature] NOTARY PUBLIC
 By Commission Expires: [Signature] NOTARY PUBLIC STATE OF MARYLAND My Commission Expires October 16, 1992

- 6) No service garage activity shall be permitted to take place inside the subject accessory building. However, Petitioners shall be permitted to perform minor repairs to their personal vehicles within said structure.
- 7) Upon request and reasonable notice, Petitioners shall permit a representative of the Zoning Enforcement Division to make an inspection of the subject accessory building to insure compliance with this Order in the event it becomes necessary to do so as a result of a complaint.
- 8) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.

TIMOTHY M. KUTROCO
 Deputy Zoning Commissioner
 for Baltimore County

11/22/91
 [Signature]

ZONING DESCRIPTION

Beginning at a point on the west side of Stevenson Lane which is 50 feet wide, at the southwest corner of Stevenson Lane Dogwood Lane WHICH IS 50 feet wide.

As recorded in deed liber 6514 folio 343

S 02° 24' E 218 ft., S 09° 03' W 130 ft.,
 N 80° 57' W 124.78 ft., S 53° 19' E 154.42 ft.,
 N 47° 49' E 265.17 ft., N 47° 51' E 81.33 ft. to the place of beginning.

92-179-A

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Case Number: 92-179-A
Date of Posting: 11/28/91

District: 244
Posted for: Robert Paul Frey, et ux
Petitioner: Robert Paul Frey, et ux
Location of property: 1210 Stevenson Lane, Towson, Md. 21204
Location of Sign: 1210 Stevenson Lane, Towson, Md. 21204
Remarks: Robert Frey, et ux
Posted by: Robert Frey, et ux
Number of Signs: 1

CERTIFICATE OF PUBLICATION
TOWSON, MD., Nov 29, 1991

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Nov 28, 1991.

THE JEFFERSONIAN,
S. Zeke Olin
Publisher

REQUEST FOR HEARING

TO THE ZONING COMMISSIONER FOR BALTIMORE COUNTY:

Re: Case Number: 92-179-A
Petitioner(s): Robert Frey, et ux
Location: 1210 Stevenson Lane, Towson, Md. 21204

I, Mrs. Howard C. Heiss, Jr.
(The Spouse)

(Legal Owners / Residents, of)
1206 Stevenson Lane
Fellowship Forest
Towson, Md. 21204 833-0638

City/State/Zip Code

which is located approximately 30 feet from the property which is the subject of the above petition, do hereby formally request that a public hearing be set in this matter.

Mrs. Howard C. Heiss, Jr. Nov 15, 1991
Signature Date

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Account: R 001 6150
Number

Date

Cashier Validation

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Case Number: 92-179-A
Date of Posting: 11/19/91

District: 244
Posted for: Robert Paul Frey, et ux
Petitioner: Robert Paul Frey, et ux
Location of property: 1210 Stevenson Lane, Towson, Md. 21204
Location of Sign: 1210 Stevenson Lane, Towson, Md. 21204
Remarks: Robert Frey, et ux
Posted by: Robert Frey, et ux
Number of Signs: 1

CERTIFICATE OF PUBLICATION
TOWSON, MD., Nov 24, 1991

THIS IS TO CERTIFY, that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Nov 23, 1991.

TOWSON TIMES,
S. Zeke Olin
Publisher

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Account: R 001 6150
Number

Date

Cashier Validation

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204 887-3355

DATE: 11/29/91

Robert and Melissa Frey
1210 Stevenson Lane
Towson, Maryland 21204

RE:
CASE NUMBER: 92-179-A
1210 Stevenson Lane, SMC at Dogwood Lane
9th Election District - 4th Councilmanic
Petitioner(s): Robert Paul Frey, et ux

Dear Petitioner(s):

Please be advised that \$20.00 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID. ALSO, THE HEARING SIGN & POST SET(S) MUST BE RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please forward your check via return mail to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland 21204. It should have your case number noted thereon and be made payable to Baltimore County, Maryland. In order to prevent delay of the issuance of proper credit and/or your Order, immediate attention to this matter is suggested.

ARNOULD JARLOW
DIRECTOR

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204 887-3355

NOVEMBER 20, 1991

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 118, Baltimore County Courthouse, 400 Washington Avenue, Towson, Maryland 21204 as follows:

CASE NUMBER: 92-179-A
1210 Stevenson Lane, SMC at Dogwood Lane
1210 Stevenson Lane
9th Election District - 4th Councilmanic
Petitioner(s): Robert Paul Frey, et ux
HEARING: WEDNESDAY, DECEMBER 18, 1991 at 11:00 a.m.

Variance to allow an accessory building (storage building) with a height of 25 ft. in lieu of the required 15 ft.

Lawrence E. Schmidt
Zoning Commissioner of Baltimore County

cc: Robert and Melissa Frey
Mrs. Howard Heiss, Jr.

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204 887-3355

November 6, 1991

Mr. & Mrs. Robert P. Frey
1210 Stevenson Lane
Towson, MD 21204

RE: Item No. 197, Case No. 92-179-A
Petitioner: Robert P. Frey, et ux
Petition for Residential Variance

Dear Mr. & Mrs. Frey:

The Zoning Plans Advisory Committee (ZAC) has reviewed the plans submitted with the above referenced petition. The attached comments from each reviewing agency are not intended to assure that all parties, i.e. Zoning Commissioner, attorney and/or the petitioner, are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case.

Enclosed are all comments submitted thus far from the members of ZAC that offer or request information on your petition. If additional comments are received from other members of ZAC, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

The following comments are related only to the filing of future zoning petitions and are aimed at expediting the petition filing process with this office.

1) The Director of Zoning Administration and Development Management has instituted a system whereby seasoned zoning attorneys who feel that they are capable of filing petitions that comply with all aspects of the zoning regulations and petitions filing requirements can file their petitions with this office without the necessity of a review by Zoning personnel.

Zoning Plans Advisory Committee Comments
Date: November 6, 1991
Page 2

2) Anyone using this system should be fully aware that they are responsible for the accuracy and completeness of any such petition. All petitions filed in this manner will be reviewed and commented on by Zoning personnel prior to the hearing. In the event that the petition has not been filed correctly, there is always a possibility that another hearing will be required or the Zoning Commissioner will deny the petition due to errors or incompleteness.

3) Attorneys and/or engineers who make appointments to file petitions on a regular basis and fail to keep the appointment without a 72 hour notice will be required to submit the appropriate filing fee at the time future appointments are made. Failure to keep these appointments without proper advance notice, i.e. 72 hours, will result in the loss of filing fee.

Very truly yours,
James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:jw
Enclosures

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21286

887-3353

Your petition has been received and accepted for filing this
17th day of October, 1991.

Arnold Jablon
ARNOLD JABLON
DIRECTOR

Received By:
James E. P.
Chairman,
Zoning Plans Advisory Committee

Petitioner: Robert F. Frey, et ux
Petitioner's Attorney:

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

700 East Joppa Road, Suite 901
Towson, MD 21286-5500

OCTOBER 29, 1991

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204

RE: Property Owner: ROBERT PAUL FREY
Location: #1210 STEVENSON LANE
Item No.: 197 Zoning Agenda: OCTOBER 29, 1991

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by
this Bureau and the comments below are applicable and required to be
corrected or incorporated into the final plans for the property.

7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *Arnold Jablon* Noted and Approved
Planning Group Fire Prevention Bureau
Special Inspection Division

JK/KEK

In reference to the petitioners' request, the staff offers
no comments.

If there should be any further questions or if this office can
provide additional information, please contact Jeffrey Long in the
Office of Planning at 887-3211.

PK/JL/rdn
ITMS172/TXTROZ

Baltimore County Government
Fire Department

700 East Joppa Road, Suite 901
Towson, MD 21286-5500

(801) 887-4500

OCTOBER 29, 1991

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204

RE: Property Owner: ROBERT PAUL FREY
Location: #1210 STEVENSON LANE
Item No.: 197 Zoning Agenda: OCTOBER 29, 1991

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Pursuant to your request, the referenced property has been surveyed by
this Bureau and the comments below are applicable and required to be
corrected or incorporated into the final plans for the property.

7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *Arnold Jablon* Noted and Approved
Planning Group Fire Prevention Bureau
Special Inspection Division

JK/KEK

92-179-A 11/8

BUREAU OF TRAFFIC ENGINEERING
DEPARTMENT OF PUBLIC WORKS
BALTIMORE COUNTY, MARYLAND

DATE: November 19, 1991

TO: Mr. Arnold Jablon, Director
Office of Zoning Administration
and Development Management

FROM: Rahee J. Famili

SUBJECT: Z.A.C. Comments

Z.A.C. MEETING DATE: October 29, 1991

This office has no comments for item numbers 172, 192, 194, 195, 196,
197, 198, 199, 200 and 202.

Rahee J. Famili
Rahee J. Famili
Traffic Engineer II

RJF/lvd

92-179-A 11/17

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

111 West Chesapeake Avenue
Towson, MD 21204

887-3353

NOVEMBER 18, 1991

Robert and Melissa Frey
1210 Stevenson Lane
Towson, Maryland 21204

Re: CASE NUMBER: 92-179-A

Dear Petitioner(s):

A formal REQUEST FOR PUBLIC HEARING has been filed in your case.

As you recall, this matter must now go through the regular hearing
process; the property must be reposted and notice of the hearing will
be placed in two local newspapers. You will be billed for these
advertising costs.

Formal notification of the hearing date will be forwarded to you
shortly.

Very truly yours,
Lawrence E. Schmidt
Lawrence E. Schmidt
Zoning Commissioner
Baltimore County, Maryland

cc: Mrs. Howard Heiss, Jr.

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3353

October 24, 1991

Robert and Melissa Frey
1210 Stevenson Lane
Towson, Maryland 21204

Re: CASE NUMBER: 92-179-A

Dear Petitioner(s):

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case
number. Any contact made with this office should reference the case number. This letter also serves as a
receipt regarding the administrative process.

1) Your property will be posted on or before November 3, 1991. The closing date is November 18, 1991.
The closing date is the deadline for a neighbor to file a formal request for a public hearing. After the
closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. At that time, an Order
will issue. This Order may (a) grant the requested relief, (b) deny the requested relief, or (c) deem that
the matter be set in for a public hearing. You will receive written notification as to whether or not your
petition has been granted, denied, or will go to public hearing.

2) In cases requiring public hearing (whether due to a neighbor's formal request or by Order of the
Commissioner), the property will be reposted and notice of the hearing will appear in two local newspapers.
Charges related to the reposting and advertising are payable by the petitioner(s).

3) Please be advised that you must return the sign and post to this office. They may be returned after
the closing date. Failure to return the sign and post will result in a \$50.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE
PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW AND
THE DECISION MAKING PROCESS. WHEN THE ORDER IS READY IT WILL BE
FORWARDED TO YOU VIA FIRST CLASS MAIL. ORDERS ARE NOT AVAILABLE FOR
DISTRIBUTION PRIOR TO BEING MAILED TO YOU.

Lawrence E. Schmidt
Lawrence E. Schmidt
Zoning Commissioner, Baltimore County

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3353

October 24, 1991

Robert and Melissa Frey
1210 Stevenson Lane
Towson, Maryland 21204

Re: CASE NUMBER: 92-179-A
LOCATION: W/S Stevenson Lane, SMC at Dogwood Lane
1210 Stevenson Lane
9th Election District - 4th Councilmanic

Dear Mr. Jablon:

My neighbors, Mr. and Mrs. Robert Frey have shared with my
family their plans for an accessory structure they wish to
build on their property. The Freys have worked with us in
choosing a site at the rear of their property, surrounded
by trees, so as to minimize the structure's impact. We
feel that either proposed structure, the "carriage shed"
or the "Yankee house" is pleasing to the eye and believe it
would blend in with the existing improvements to both of
our respective properties.

After reviewing the plans we are aware that either
structure will exceed fifteen feet in height, hence the
need for the variance. They have offered to reduce the
height of the Yankee structure from 26 to 23 feet and we
therefore feel no need to raise an objection. Rather we
support their request for a variance not to exceed 23 feet.

Sincerely yours,
Jack Myers
Mr. and Mrs. Jack Myers
1208 Stevenson Lane
Towson, MD 21204

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3353

NOVEMBER 18, 1991

Robert and Melissa Frey
1210 Stevenson Lane
Towson, Maryland 21204

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FORWARDED TO YOU VIA FIRST CLASS MAIL. ORDERS ARE NOT AVAILABLE FOR
DISTRIBUTION PRIOR TO BEING MAILED TO YOU.

Lawrence E. Schmidt
Lawrence E. Schmidt
Zoning Commissioner, Baltimore County

Plat to accompany Petition for Zoning **Variance** **Special Hearing**
 see pages 5 & 6 of the CHECKLIST for additional required information

PROPERTY ADDRESS: 1210 STEVENSON LANE
 Subdivision name: FELLOWSHIP FOREST
 plat book # _____ lot # _____ section # _____
 OWNER: Robert and Melissa Frey

PETITIONER'S EXHIBIT

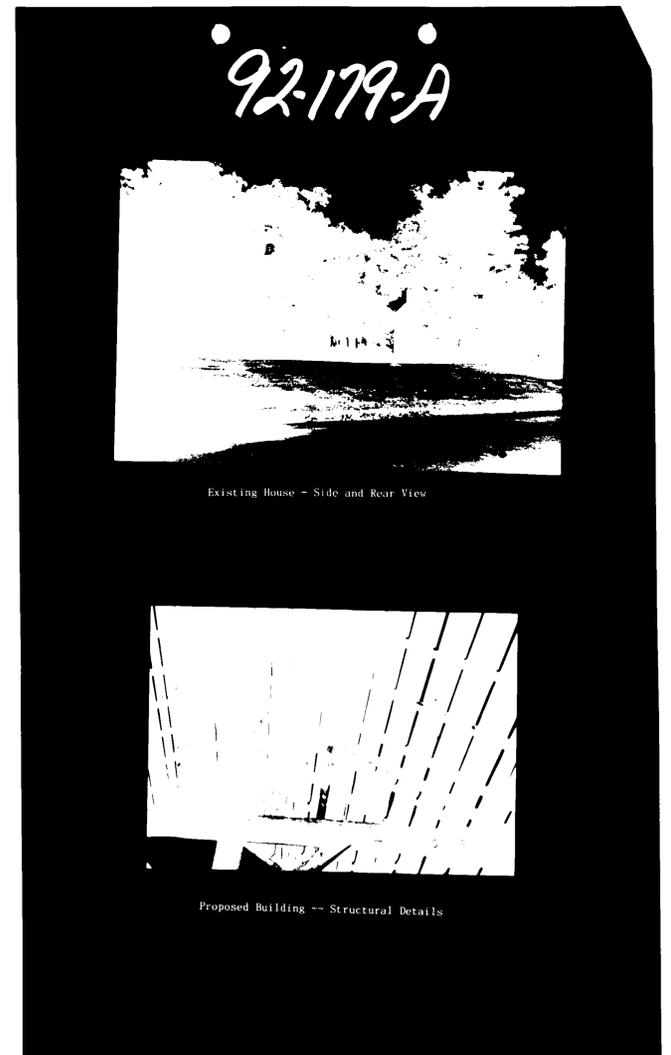
92-179-A

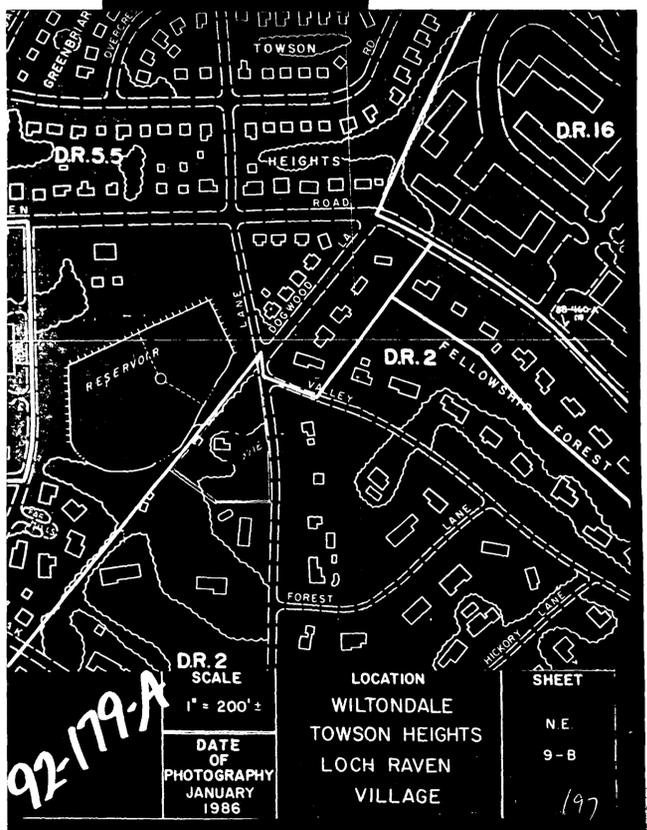
date: 10/15/14 prepared by: ROBERT FREY Scale of Drawing: 1" = 20'

LOCATION INFORMATION
 Councilmatic District: A-4
 Election District: 24
 1"=200' scale map #: MC 7B
 Zoning: D1A
 Lot size: 1.17 acres 50,765 square feet

SEWER:
 WATER:
 Chesapeake Bay Critical Area:
 Prior Zoning Hearings: NONE

Zoning Office USE ONLY!
 reviewed by: LG ITEM #: 197 CASE#:





92-179-A

DR. 2	LOCATION	SHEET
SCALE	WILTONDALE	N.E.
1" = 200' ±	TOWSON HEIGHTS	9-B
DATE	LOCH RAVEN	
OF	VILLAGE	197
PHOTOGRAPHY		
JANUARY		
1986		

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W.V. 25401

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING PHOTOGRAPHIC MAP

92-179-A

SCALE	LOCATION	SHEET
1" = 200' ±	WILTONDALE	N.E.
DATE	TOWSON HEIGHTS	9-B
OF	LOCH RAVEN	
PHOTOGRAPHY	VILLAGE	197
JANUARY		
1986		